

Local Market Update for October 2018

A Research Tool Provided by the Greater San Diego Association of REALTORS®

92104

North Park

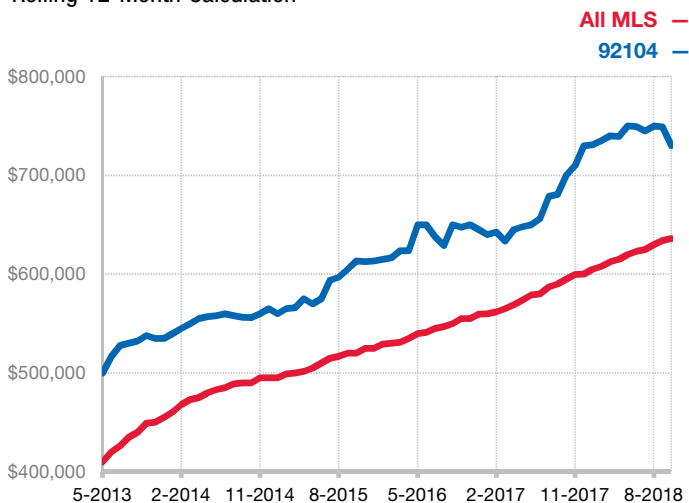
Single Family	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
Key Metrics						
New Listings	30	29	- 3.3%	315	330	+ 4.8%
Pending Sales	21	14	- 33.3%	217	188	- 13.4%
Closed Sales	26	9	- 65.4%	214	191	- 10.7%
Median Sales Price*	\$862,500	\$718,000	- 16.8%	\$731,000	\$730,000	- 0.1%
Percent of Original List Price Received*	97.7%	98.1%	+ 0.4%	97.8%	98.4%	+ 0.6%
Days on Market Until Sale	16	15	- 6.3%	19	18	- 5.3%
Inventory of Homes for Sale	34	46	+ 35.3%	--	--	--
Months Supply of Inventory	1.7	2.4	+ 41.2%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
Key Metrics						
New Listings	15	16	+ 6.7%	265	243	- 8.3%
Pending Sales	18	12	- 33.3%	207	171	- 17.4%
Closed Sales	17	14	- 17.6%	206	163	- 20.9%
Median Sales Price*	\$265,000	\$365,000	+ 37.7%	\$350,000	\$399,000	+ 14.0%
Percent of Original List Price Received*	97.8%	96.1%	- 1.7%	99.1%	98.7%	- 0.4%
Days on Market Until Sale	20	49	+ 145.0%	18	21	+ 16.7%
Inventory of Homes for Sale	22	17	- 22.7%	--	--	--
Months Supply of Inventory	1.1	1.0	- 9.1%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

